GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Municipal Administration & Urban Development Department – Change of Land use from Park use to Residential use to an extent of Ac.2.61 cents in R.S.Nos.355/P, 356/P, 358/1,2,3P & 364/P of Duggirala Gram Panchayat, W.G. District applied by Sri P. Balagangadhara Rao and others of Duggirala Gram Panchayat – Draft Variation – Confirmed – Orders - Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.MS.No. 64 Dated: 07-02-2018.

Read the following:

1. From the DTCP, AP, Lr.Roc.No.3218/2015/R2, Dt:16.09.2015.
2. Govt. Memo No.59051/H1/2015, MA&UD (H1) Department, Dt.23.12.2015.
3. From the DT&CP, A.P., Guntur, Lr.Roc.No.3218/2015/R2, Dt..23.06.2016.
4. Govt. Memo No.59051/H1/2015, MA&UD (H1) Department, Dt.23.12.2016.
5. From the DT&CP, A.P.Guntur, Lr.Roc.No.3218/2015/R2, Dt:10.02.2017.
6. Govt. Memo No.59051/H1/2015, MA&UD (H1) Department, Dt.09.05.2017.
7. From the DT&CP, A.P., Guntur, Lr.Roc.No.3218/2015/R2, Dt..30.05.2017.
8. Govt. Memo No.59051/H1/2015, MA&UD (H1) Department, Dt.26.07.2017.
9. From the DT&CP, A.P., Guntur, Lr.Roc.No.3218/2015/R2, Dt.02.12.2017.
10. Govt. Memo No.11411/I2/2011, MA&UD (I2) Department, Dated:30.06.2012.
11. Govt. Memo No.59051/H12015, MA&UD (H1) Department, dt.20.12.2017.
12. A.P. Extraordinary Gazette No.856, Part-I, Dt.21.12.2017.
13. From the DT&CP., Lr.Roc No.3218/2015/R2, Dt.01.02.2018.

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ORDER:-

The Draft variation to the land envisaged in Duggirala Gram Panchayat of Eluru General Town Planning Scheme, issued in reference 11th read above was published in Extra-ordinary Andhra Pradesh Gazette No.856, Part-I, dated 21.12.2017. The Director of Town & Country Planning, AP, Guntur in the reference 9th read above has submitted that, the Panchayat Secretary, Duggirala Gram Panchayat has informed that the applicant has paid total an amount of Rs.2,60,970/- vide Challan Nos.4189, dated:24.11.2007 and 20057472, dated:22.02.2013 towards Development/Conversion Charges, Layout fees and Security Deposit for the proposed change of land use and also submitted the combined FMB and proceedings of LCC for the proposed site given by the RDO vide RoC No.4891/2012/D, dated 07.02.2013.

2. The Director of Town & Country Planning, AP, Guntur in the reference 13th read above, has submitted that, the Panchayat Secretary, Duggirala Gram Panchayat has informed that, they have published the draft variation appendix notification pertaining to change of land use in The Hindu (English version) and in Andhra Jyothi (Telugu version), respectively on 27.12.2017 calling for objections/suggestions from the general public. On publication of notification no complaints/suggestions were received from the public within stipulate time in the matter. Hence, the draft variation is confirmed.

3. The appended notification will be published in the next issue of the Andhra Pradesh Gazette. i.e.,.08.02.2018.

(BY ORDER AND IN THE NAME OF THE GOVERNMENT OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Vijayawada.
The Director of Town and Country Planning, AP, Guntur.
The Panchayat Secretary, Duggirala Gram Panchayat, West Godavari District.
Copy to:
The individual through the Panchayat Secretary, Duggirala Gram Panchayat,
, West Godavari District..
The District Collector, West Godavari District.
Sf

// FORWARDED :: BY :: ORDER //

SECTION OFFICER
(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Eluru General Town Planning Scheme, the Master Plan sanctioned in G.O.Ms.No.312, MA., dated:25.07.1975 and proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in Sy.No.355/P, 356/P, 358/1,2,3P and 364/P to an extent of Ac.2.61 cents of Duggirala Gram Panchayat, Pedavegi (M), Eluru, West Godavari District and the boundaries of which are shown in the schedule hereunder and which is earmarked for **Park use** in the General Town Planning Scheme (Master plan) of Eluru sanctioned in G.O.Ms.No.312, MA., Dated:25.07.1975 is now designated for **Residential use** by variation of change of land use based on the Panchayat Resolution No.43/2015, dated:26.03.2015 and marked as "A, B, C, D, E, F, G, H" in the revised part proposed land use map G.T.P.No.38/2017/R available in the Municipal Office, Eluru town, **subject to the following conditions that;**

1. The applicant shall obtain prior technical clearance from competent authority before commencement of any development activity at the site under reference.
2. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : Existing 40'-0" wide road and vacant land.

East : G.T.P.No.22/2013/R.

West : Vacant Land.

South : Proposed 40'-0" wide Master Plan road.

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER